



City Council Report

Date: June 19, 2023
To: City Council
Through: Marc Heirshberg, Deputy City Manager
From: Beth Huning, City Engineer
Marc Ahlstrom, Assistant City Engineer
Subject: Southeast Water Reclamation Plant Improvements
City Project No. CP0953SE01, 05, 10
Council District 6

Purpose and Recommendation

The purpose of this report is to provide information to Council concerning the selection of a Construction Manager at Risk (CMAR) for the proposed Southeast Water Reclamation Plant Improvements project (Refer to Exhibit "A" for the project location).

Staff recommends that Council approve the selection of McCarthy Building Companies, Inc. as the CMAR for this project and award a Pre-Construction Services contract in the amount of \$334,971.00.

Background

The City of Mesa's Southeast Water Reclamation Plant (SEWRP) is located near Baseline Road and Power Road and was built in 1978. The SEWRP currently treats an annual average (AA) wastewater flow of approximately five million gallons per day (MGD).

The existing SEWRP's electrical equipment and process infrastructure including pumps, analyzers, gates, cleanout ports, lining, and HVAC have reached the end of their service life and are in need of upgrading and replacement in order to continue the efficient operation of the plant.

Discussion

In August of 2022, staff received one "Statement of Qualification" (SOQ) from a contractor proposing to act as the CMAR for this project. Based on an evaluation of this SOQ, McCarthy Building Companies, was recommended as the CMAR. The staff has prepared a contract and negotiated the fee for the Pre-Construction Services contract. During the Pre-Construction Phase, the CMAR will work closely with the project team to develop the project design, review the design for constructability, prepare cost estimates, and develop

the project schedule and project phasing plan.

The last item developed during the Pre-Construction Phase will be the “Guaranteed Maximum Price” (GMP) for the project. To accommodate long lead items and sequencing of the work there will be multiple GMP's for this project. The GMPs will be brought to the Council for review and approval at future dates.

Alternatives

An alternative to the approval of this Pre-Construction Services contract for this CMAR would be to construct this project using the traditional Design/Bid/Build method. This is not recommended due to the project's complexity, and the need for additional services provided by a CMAR contractor during the design phase.

Another alternative is to not perform the work. This is not recommended due to equipment reliability concerns and given the critical schedule needs of this project to continue to process wastewater and provide reclaimed water for east Mesa residents.

Fiscal Impact

This pre-construction services contract is in the amount of \$334,971.00.

This project is funded by Utility Systems Revenue Obligations.

Coordinated With

The Water Resources Department concurs with this recommendation.